Karen Johnson Davidson County
Batch# 698587 DEEDQC
08/17/2021 08:17:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210817-0110682

QUITCLAIM DEED

RYAN TERRELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-02-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Rhonda Dobkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF August, 2021.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
AMY LYNN MILLER AND STEVEN GLEN OWEN	Same	10401010600
(NAME)	(NAME)	
3803 Sentinel Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

AMY LYNN MILLER ("GRANTOR")

HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

AMY LYNN MILLER AND STEVEN GLEN OWEN, WIFE AND HUSBAND ("GRANTEE")

THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO.5 ON THE REVISED PLAN OF VALLEY VIEW SUBDIVISION, SECTION 1, AS OF RECORD IN BOOK 2331, PAGE 88, SAID REGISTER'S OFFICE.

SAID LOT NO. 5 FRONTS 50 FEET ON THE SOUTHERLY MARGIN OF SENTINEL DRIVE AND RUNS BACK BETWEEN LINES 150 FEET ON THE WESTERLY LINE AND 152 FEET ON THE EASTERLY LINE TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE N.C. & ST. L. RAILROAD BRANCH, ON WHICH IT MEASURES 61.8 FEET.

BEING THE SAME PROPERTY CONVEYED TO AMY LYNN MILLER, BY QUITCLAIM DEED FROM MARILYN MILLER STREEVAL OF RECORD IN INSTRUMENT NO. 20170530-0053626, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

This instrument has been prepared by information provided by the parties
No title search was conducted and no representations regarding title have been made by the Drafter

This is improved property known as: **3803 Sentinel Drive, Nashville, Tennessee 37209**

Witness our hands this the 13 day of August, 2021.

AMY LYNN MILLER

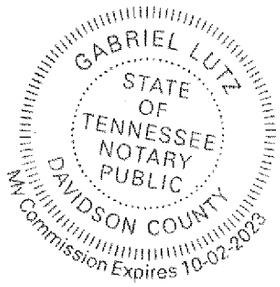
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **AMY LYNN MILLER** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 13 day of August, 2021.

Notary Public

My Commission Expires: 10/21/2025



I, Ryan Terrell, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 8/13/2021 (date of document).

Affiant Signature

Date 8/16/2021

State of TN

County of Davidson

Sworn to and subscribed before me this 16th day of August, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 3/3/2025

